Reza Kabul
ARCHITECTS PVT.LTD.

Architect's Certificate*

Report for quarter ending	JUL-SEP-2026
Subject	Certificate of progress of construction work

1. We have undertaken assignment as architect for certifying progress of construction work in the below mentioned project as per the approved plans

Sr. No.	Particulars	Information
1.	Project/Phase of the project	Ananta Vilasa
2.	Location	26A, Sector-56, Urban Estate Gurgaon II
3.	Licensed area in acres	3438.75 Sq. Mtr
4.	Area for registration in acres	0.849 Acres
5.	HARERA registration no.	RC/Rep /Harera/ GHN/899/631/2025/02 Dt – 13.01.25
6.	Name of licensee	Allotted by Haryana Sherei Vikas Pradhikaran
7.	Name of collaborator	N/A
8.	Name of developer	MNB Build fab Private Limited

2. Details related to inspection are as under

1.	Date of certifying of percentage of construction work/ site inspection	09.10.2026
2.	Name of Architect/ Architect's firm	M/s. Reza Kabul Architects Pvt. Ltd.
3.	Date of site inspection	09.10.2026

3. Following technical professionals are appointed by promoter: - (as applicable)

Sr. No.	Consultants	Name
1.	Site engineer	M/s. Colliers International (India) Property Services Pvt. Ltd.
2.	Structural consultant	M/S. A K B Consultants
3.	Proof consultant	IIT DELHI
4.	MEP consultant	MKG Engineering Pvt. Ltd.
5.	Site supervisor/in charge	M/s. Colliers International (India) Property Services Pvt. Ltd.

PLOT NO. 78-A, 2ND FLOOR, TURNER ROAD, BANDRA (WEST), MUMBAI - 400 050.
Tel. : 2643 9415 / 8828010056 Email : info@rezakabul.in Website : www.architectrezakabul.com
CIN NO : U74210MH1996PTC104306

4.	I certify that the work has been executed as per approved drawings, statutory/ mandatory approvals, Haryana Building Code, 2017/ National Building Code (wherever applicable) and the material used in the construction, infrastructure works and internal development works are as per the projected standard as envisaged in the registration and brochure, publication material and other documents shared with the buyers in this regard.
5.	I also certify that as on the date, the percentage of work done in the project for each of the building/ tower of the real estate project/phase of the project under HARERA is as per table A and table B given herein below. The percentage of the work executed with respect to each of the activity of the entire project/ phase is detailed in table A and table B.

Thanking you,

Mitalee Upadhyay
(Sr. Associate Architect)
Certified For,
Reza Kabul Architects Pvt. Ltd.

October 12, 2026

PART – A – PHYSICAL PROGRESS (PERIOD-JUL-SEP-26)

1. Schedule of physical progress at the end of the quarter plot wise (in case of plotted colony)

Block No.	No. of plots	Tentative completion date of services	Estimated no. of plots for which laying down of services complete at the end of the quarter	Actual no. of plots for which laying down of services complete at the end of the quarter	Variance	Remarks
Block 1						
Block 2						
Block 3			----N/A----			
Block 4						
Block 5						
Total plots						

2. Schedule of physical progress at the end of the quarter apartment/ unit wise (in case of group housing and commercial)

Tower No.	No. of units	Tentative completion date	Estimated no. of units/ apartments complete in all respect ready for applying OC at the end of the quarter	Actual no. of units/ apartments complete in all respect ready for applying OC at the end of the quarter	Variance	Remarks
Tower 1	74	31-12-2027	0	0	0	0
Total units	74	31-12-2027	0	0	0	0

3. Schedule of physical progress stage wise at the end of the quarter for each tower (in case of group housing and commercial)

Sr. No.	Particulars	Estimated physical progress %	Actual physical progress %	Variance	Remarks
1.	Sub structure (inclusive of excavation, foundation, basements, water proofing, etc.)	100%	100%	0%	The sub structure complete.
2.	Super structure (slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.)	100%	0%	(-)100%	Super Structure works started.
3.	MEP				
	(i) Mechanical (lifts, ventilation, etc.)	0	0	0	0

		(ii)	Electrical (conduiting, wiring, fixtures, etc.)	0	0	0	0
		(iii)	Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.)	0	0	0	0
	4.	Finishing					
		(i)	Internal (plaster, tilling, flooring, painting, etc. within units and common areas)	0	0	0	0
		(ii)	External (plaster, painting, facade, etc.)	0	0	0	0

4. Schedule of physical progress of infrastructure and services at the end of the quarter

Sr. No.	Particulars	Estimated physical progress %	Actual physical progress %	Variance	Remarks
Infrastructure					
Services					
1.	Roads and Pavements	0	0	0	0
2.	Parking	0	0	0	0
3.	Water Supply	100%	0	(-) 100%	Predecessor activities in progress.

5. Schedule of physical progress of infrastructure and services at the end of the quarter

Sr. No.	Particulars	Estimated physical progress %	Actual physical progress %	Variance	Remarks
Infrastructure					
Services					
4.	Sewerage	100%	0	(-) 100%	Predecessor activities in progress
5.	Electrification	49.83%	0	(-) 49.83%	Predecessor activities in progress
6.	Storm Water drainage	100%	0	(-) 100%	Predecessor activities not started.
7.	Parks and Playgrounds	0	0	0	
8.	Streetlight	0	0	0	
9.	Renewable energy system	33.33%	0	(-) 33.33%	Predecessor activities in progress

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	10.	Security and Firefighting services	49.75%	0	(-) 49.75%	Predecessor activities in progress
	11.	STP	0	0	0	
	12.	Underground tank	25%	25%	0	UGT structure complete, mechanical works to start.
	13.	Rainwater harvesting	0	0	0	
	14.	Electrical sub station	33.04%	0	(-) 33.04%	Predecessor activities in progress
	Community building to be transferred to RWA					
	15.	Community center		--N/A--		
	Community sites to be sold to third party or to be retained by promoters or to be transferred to competent authority					
	16.	Schools		N/A		
	17.	Club house		N/A		
	18.	Hospital and dispensary		N/A		
	19.	Shopping area		N/A		
	20.	Others		N/A		

Overall Physical Progress Planned till 30.09.2026 = 70.56%

Actual Physical Progress achieved till 30.09.2026 = 14.47%

Thanking you,

Mitalee Upadhyay
(Sr. Associate Architect)
Certified for,
Reza Kabul Architects Pvt. Ltd.

October 12, 2026